FORM B – BUILDING

MASSACHUSETTS HISTORICAL COMMISSION
MASSACHUSETTS ARCHIVES BUILDING
220 MORRISSEY BOULEVARD
BOSTON, MASSACHUSETTS 02125

Assessor's Number	USGS Quad	Area(s)	Form Number
12-46	ORLEANS		EAS.114

NR HD 2001

Town/City: Town of Eastham

Place: *(neighborhood or village)*:
Old Town Center

Address: 25 Salt Pond Road

Historic Name: Doane – Perry House

Uses: Present: single-family residence

Original: single-family residence

Date of Construction: ca. 1790

Source: vital records, censuses

Style/Form: Federal/Cape Cod

Architect/Builder: unknown

Exterior Material:
Foundation: brick

Wall/Trim: wood shingle/wood

Roof: asphalt shingle

Outbuildings/Secondary Structures:
none

Major Alterations *(with dates)*:
Large wing added to rear, late 19th c.
Wing added NE end, mid-20th c.

Condition: good

Moved: no ☐ yes ☒ **Date:** ca. 1880

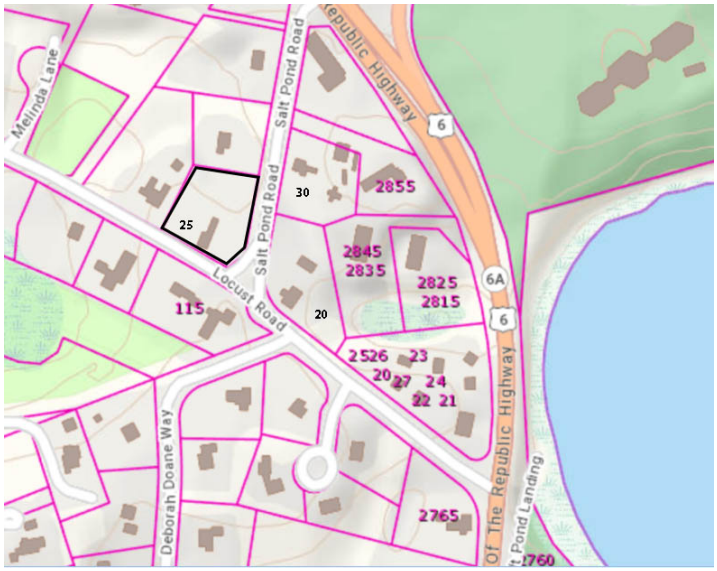
Acreage: 0.71

Setting: The house is situated in a historic community group known as the Old Town Center. The historic properties have been subdivided and now are in the midst of mid-20th-century residential development.

Photograph

View from south.

Locus Map (north at top)



Source: Mass GIS Oliver Parcel Viewer

Recorded by: Kathryn Grover & Neil Larson
Larson Fisher Associates

Organization: Eastham Historical Commission

Date: June 2020

☐ Recommended for listing in the National Register of Historic Places.

ARCHITECTURAL DESCRIPTION

The Knowles – Perry House, built ca. 1790, is a one-story wood frame single dwelling house of the Half-Cape type. It was apparently moved from across Locust Road in 1880 where it had been the home of Jesse Doane and later his son Knowles Doane. It presumably had a wing or wings, which may or may not have been moved with the house. The house has a three-bay front façade with an entrance and hall on one side and an interior chimney positioned between two rooms on the opposite side. The entrance is surmounted by a transom and is flanked by pilasters of questionable authenticity. The windows contain nine-over-six sash. The roof edge is tight againse the transom and windows in the 18th century manner. The southeasterly gable end contains three windows on the main floor, one close to the front and two paired at the rear, and two windows in the gable. A long, one-story kitchen wing extends from the rear with a off-center chimney indicating the spaces dedicated to the kitchen, close to the house, and for utility in the rear. A doorway is located near the front on the southeasterly side protected by a gabled porch of more recent construction. A garage is incorporated into the northeasterly end of the wing. A smaller one-story wing with an end chimney was added to the northwesterly end of the house. The house occupies a corner lot and is centered on its Locust Road frontage set back behind a shallow yard.

HISTORICAL NARRATIVE

Deeds have not survived to document the earliest history of the house at 25 Salt Pond Road, but if any part of the house dates to the eighteenth century it may have been the house of Jesse Doane Jr. (1760-1825) and his two wives, Thankful Mayo (1778-1806) and her sister Ruth (1780-1830). Jesse Doane Jr. was listed in Eastham censuses from 1790 through 1820, though he did not marry Thankful Mayo until 1797. The house descended in the family of Knowles Doane (1797-1890), the son of Jesse and his first wife. In 1824 Knowles Doane married Lucinda Cobb (1801-29), and the 1830 census shows Knowles Doane as alone in his household (though his daughter Lucinda was born the year his wife died). He was very likely in this neighborhood though not, local history asserts, on this site. In 1832 Doane married again, to Mary Knowles (1808-87). By 1850 he was a farmer with $1320 in real estate living with wife Mary and daughters Lucinda, Mary, and Phebe, born between 1829 and 1837. He worked as a miller, and the 1858 Eastham map marks a house on the east side of Salt Pond Road, northeast of this site, as "K. Doane."

Local historian Elizabeth Pratt asserted that the house was moved "from across the street" after 1880, and though the 1858 map shows an unlabeled house on the site of 25 Salt Pond Road the 1880 map shows no house there. Knowles Doane might have bought the lot for the house in 1860 from Henry Horton of Dover; the deed is the only Eastham one in which he was grantee. The parcel was 2.5 acres bordering a "cross cartway" and the property of Henry Doane and Thomas Cobb (at 30 Salt Pond Road, EAS.113). The 1860 and 1865 censuses enumerated Knowles Doane's household between those of Joseph Cobb (Thomas's son) and Henry Doane, before the house is supposed to have been moved to 25 Salt Pond Road.

In 1866 Doane's youngest daughter Phebe married Simeon Perry (1829-1910), a carpenter from Dighton who had only recently come to Eastham. In 1850 he was living in Providence, but by 1860 he had moved to Manhattan, Kansas; his obituary stated that "loyal to his convictions of anti-slavery, Mr. Perry joined one of the first parties who migrated to Kansas in 1854 to make that territory an anti-slavery state." By August 1864 he had returned to Dighton and enlisted as a private in the 18th Unattached Company, Massachusetts Volunteer Infantry, one of twenty-six such companies formed in Massachusetts in 1864 and 1865 to defend the commonwealth's coast. The regiments were signed up for one hundred days' service, and Perry was mustered out in May 1865. Why he came to Eastham is unknown, and where he and his wife were living in 1870 has not been discovered; in that census Knowles Doane and his wife are shown alone in their household. But in 1880 Perry, his wife, and their children Arthur C. and Julietta E. were living with his in-laws, either in the house on this site or on its earlier one to the northeast.

The 25 Salt Pond Road house appears to have been moved by early January 1881, when Knowles Doane deeded it and its land to his daughter Phebe Perry. The deed described the property as being at the junction of the County Road (before its realignment, this section of Salt Pond Road was the County Road) and a road running past the house of Sarah Chipman, whose house is shown on the north side of Locust Road on the 1880 Eastham map. Doane's deed stated that his daughter would gain possession of the property at his death.[1] Knowles Doane died in 1890; his wife Mary Knowles Doane died three years earlier.

[1] Knowles Doane to Phebe W. Perry, 3 January 1881, BCD 190:32.

His will left small cash bequests to a granddaughter and great-grandson and his property to his daughters—the widowed Lydia Eaton of Reading, Mary E Cole of Eastham, and Phebe Perry—and named Simeon Perry as the executor of the estate.[2]

The 1900 census lists Simeon Perry as a farmer living with his wife, daughter Juliette, and a boarding farm worker. The 1905 map attaches the name "S. Perry" to the 25 Salt Pond Road house. He died in January 1910, and the 1910 and 1920 federal censuses show his widow and daughter Juliette in the house. In 1922 Phebe Perry deeded the property, then four acres with the buildings, to her daughter. Both died in 1930, Juliette in Taunton (where her parents and some siblings are buried) and Phebe in Eastham in September, several months later; at ninety-two years old Phebe Doane Perry was then the oldest person in Eastham.[3]

In her will Juliette Perry left the Salt Pond Road property to Arthur G. Oliver, the son of her cousin Abbie Eaton Oliver (Lydia Doane Eaton's daughter). He was living in San Francisco in 1939 when he sold the house and 3.2 acres to John Curtis Curtin (1903-62) of Boston.[4] Curtin was the son of Brookline attorney and selectman John Andrew Curtin and his wife Mabel Whyte Curtis, and at his father's death in 1924 he left John Curtis and his sister Virginia lifetime incomes. John Curtis Curtin followed various trades, serving for a time in the Coast Guard and working later as an upholsterer in Boston. He married at least three times and faced court martial in 1927 when he was absent without leave in 1927 to get the license and observe the waiting period for his first marriage, which ended in divorce in 1933. By 1937 Curtin was a lumber dealer, and in 1940 he was living at 25 Salt Pond Road and working as a yacht broker. His 1942 draft registration states that he was then unemployed.[5]

In 1939 Curtin petitioned the state land court to determine and register the boundaries of his lot, but by 1952 a lien had been placed on the property (listed then on Locust Road) for unpaid taxes. The deed transferring the property from his ownership to Ronald D. and Jacqueline A. Boddy has not been found, but by June 1954 they had subdivided it. Ronald Dean Boddy (1924-84) was born in Narka, Kansas, the son of Methodist minister Clayton J. Boddy and the sister of Ruth Boddy Weston, who with her husband Rev. Robert T. Weston had acquired 20 Salt Pond Road (EAS.115) in 1936. Ronald D. Boddy grew up partly in the Lexington household of his sister and brother-in-law and was living in Eastham in 1949 when he graduated University of Massachusetts Amherst. By June 1954 he and his wife Jacqueline were living in Farmington, New Mexico, when he sold the 25 Salt Pond Road house and its 0.71-acre lot to Bertrand and Leila B. Bennison.[6] The Bennisons owned it for thirty-two years and sold it to Daniel C. Pease Jr. and his wife Hazel, who also owned 20 Salt Pond Road for a time; the Peases sold it in 1994 to Elizabeth and Peter Butz of Montvale, New Jersey. The Butzes were the owners of record in 2020.[7]

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[2] Lydia Perry married Moses F. Eaton of Boston in 1845 and was living in Reading by 1848; their three children, Abby E., John H., and Moses W. were all born there. Eaton enlisted in Company D of the 50th Massachusetts Volunteer Infantry and died of typhoid fever at a New Orleans hospital on 18 February 1863. See Lydia Eaton's pension application papers on Fold3.com.
[3] Phebe W. Perry to Juliette E. Perry, 1 June 1922, BCD 389:86; "Death of Mrs. Phoebe Perry," *Hyannis Patriot*, 25 September 1930, 12; "Eastham: Oldest Woman Resident of Town," *Yarmouth Register*, 27 September 1930, 7.
[4] Arthur G. Oliver, San Diego CA, to John Curtis Curtin, 21 March 1939, BCD 550:403.
[5] On Curtin see John William Denehy, *A History of Brookline, Massachusetts* (Brookline: Brookline Press Co., 1906), 173; "Bulk of Estate to Son and Daughter," Boston Globe, 12 June 1924, 4; "Seeks Marriage Permit, Gets Brig," *Boston Herald*, 9 March 1927, 32; "Divorce is Granted to John C. Curtin," *Boston Herald*, 26 July 1933, 5.
[6] Commonwealth of Massachusetts Land Court in re: petition 17140 of John Curtis Curtin, Boston, 13 July 1939, Certificate of Title 5106; Notice of Tax Lien, 7 May 1952, BCD 811:340; Ronald D. and Jacqueline A. Boddy, Farmington NM, to Bertrand E. and Lella B. Bennison, 20 June 1954, Certificate 16656.
[7] Bertrand E. and Lella B. Bennison to Daniel C. Pease Jr. and Hazel A. Pease, 29 September 1986, Certificate 108178; Daniel C. Pease Jr. and Hazel A. Pease to Elizabeth and Peter Butz, Montvale NJ, 29 July 1994, Certificate 134543. The house is depicted on "Plan of Land in Eastham," March 1939, LCP 17140-A and on Lot 4 of "Subdvision Plan of Land in Eastham," June 1954, LCP 17140-B. The 1985 MHC building form for 25 Salt Pond Road states that John Curtis Curtin sold the property to Martha Atwood Baker of the Metropolitan Opera, who ran a summer music academy in Brewster, but she is not among grantees or grantors for this property.

Continuation sheet 2

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MAPS
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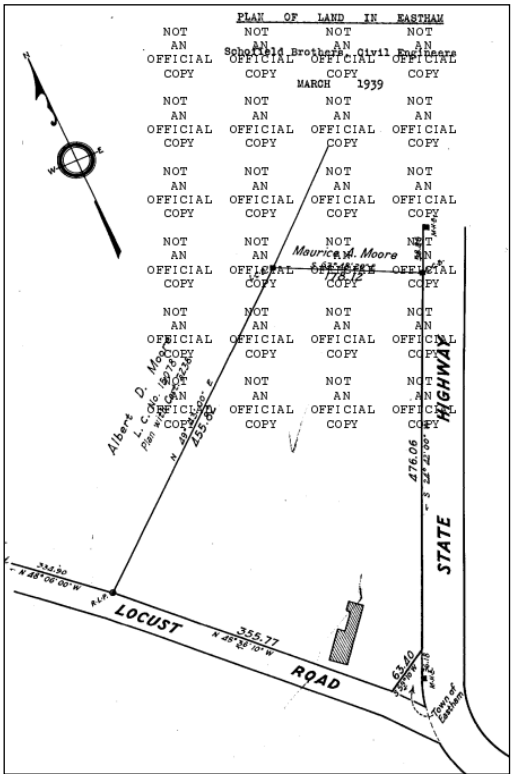
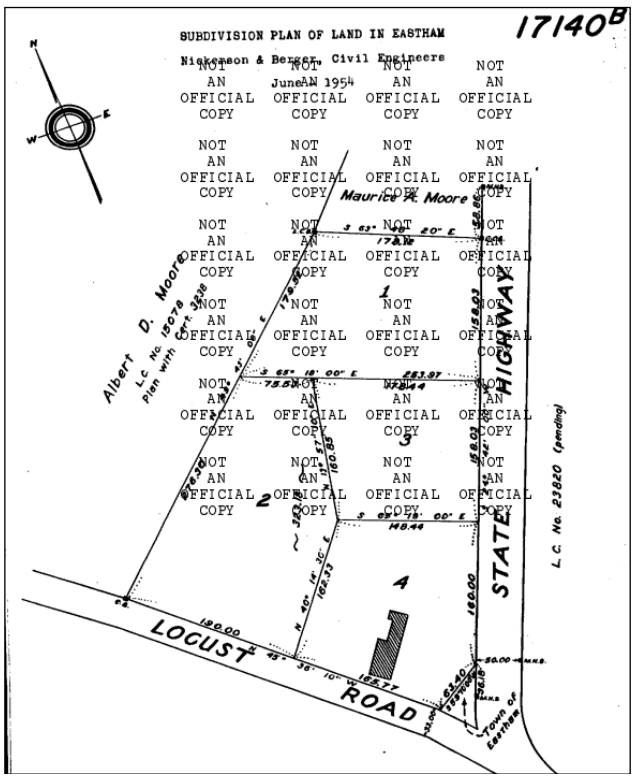
SUPPLEMENTAL IMAGES





Land Court Plans of 1939 and 1954 (LCP 17140-A and –B) show the 25 Salt Pond Road on its 3.20 acre tract and later on the 0.71-acre Lot 4.

PHOTOGRAPHS

(credit Larson Fisher Associates, 2019 unless otherwise noted)

View from SE.

View from NW.

View from SE.